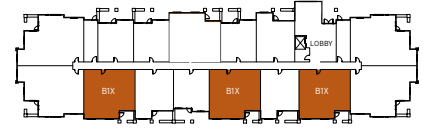




the Pinnacle

AT KINCORA



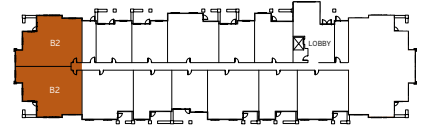


Available on second or third floor

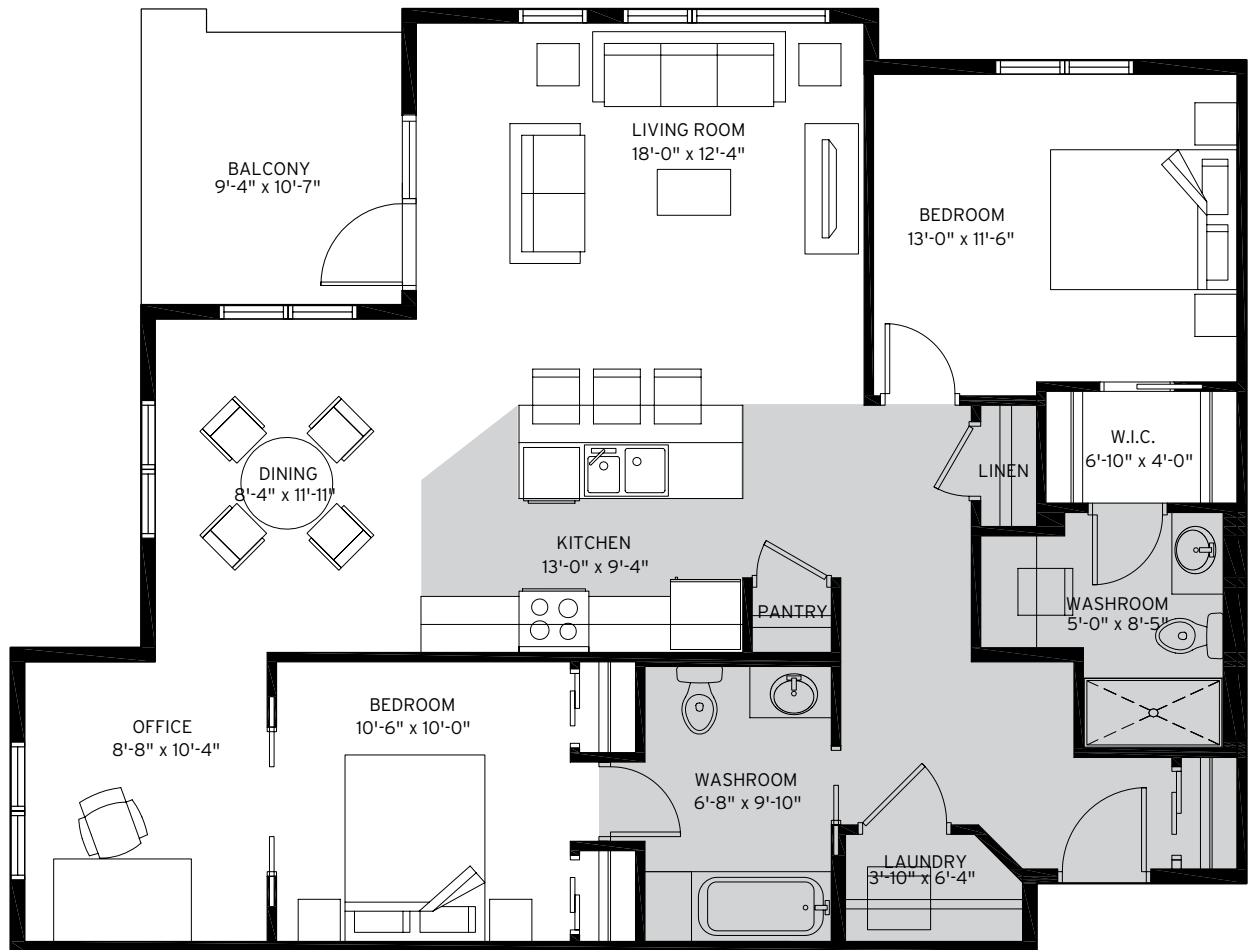


UNIT B1X 1050 SQ. FT. TWO BEDROOM + DEN

[Floorplan sometimes reversed]

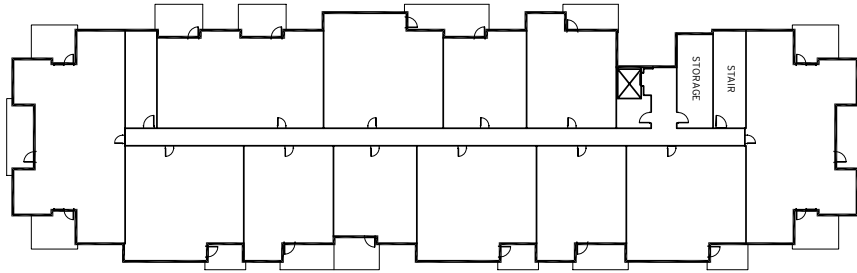


Available on ground, or 2nd floor

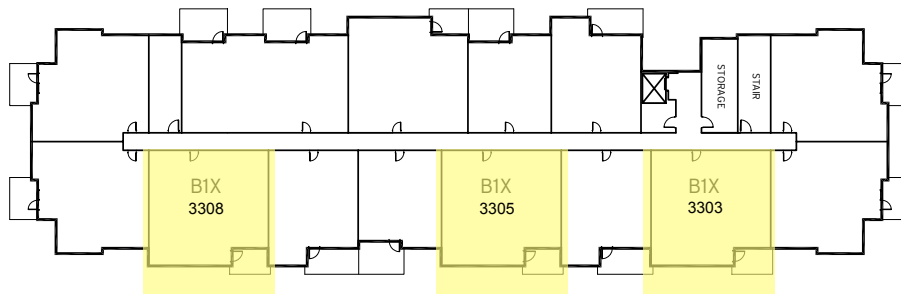


UNIT B2 1239 SQ. FT. TWO BEDROOM + DEN CORNER SUITE

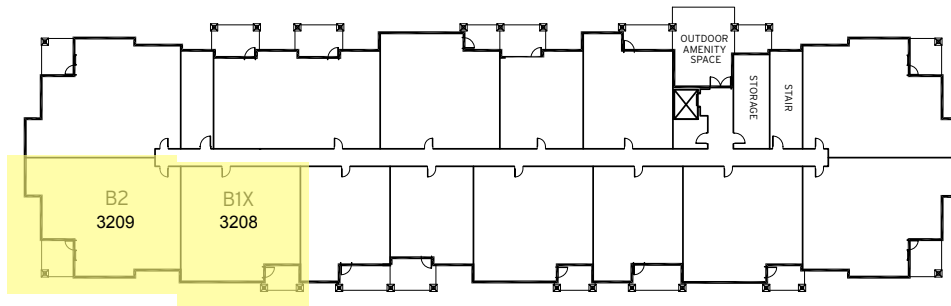
[Floorplan sometimes reversed]



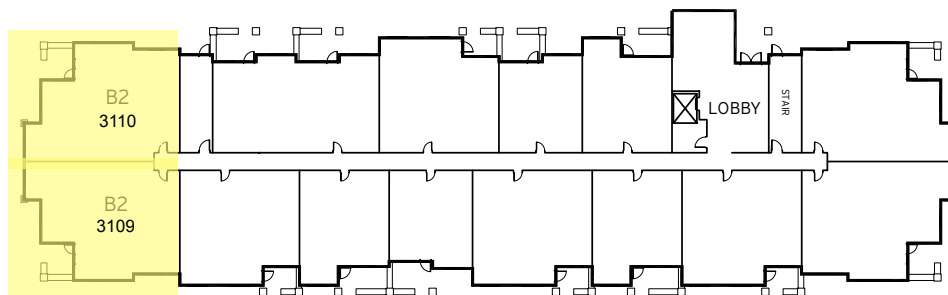
4TH FLOOR



3RD FLOOR



2ND FLOOR



MAIN FLOOR



BEAUTIFULLY DESIGNED PROJECT

- Outstanding location in fantastic new community!
- Spacious suites designed to live properly
- Secure, underground heated parking
- Individual Storage areas for each Unit
- Lots of bike storage in the parkade
- Natural gas BBQ outlet on every balcony
- Four designer colour packages (each with optional upgrades)
- 9' ceilings on 4th floor suites
- Spacious private balconies

GOURMET KITCHENS

- 21 cubic foot refrigerator with glass shelves
- 30" self-cleaning oven with ceran top
- 4 button 3 cycle tall tub Energy Star dishwasher
- Solid Shaker Maple cabinets
- Laminate square edge countertops (Quartz available as an upgrade)
- Hand-set glass and tile backsplash (in Mesa/Alto spec)
- Oversized, flat surface eating bars
- Exceptional interaction with Living Spaces

SPA-INSPIRED BATHROOMS

- 5' soaker tubs with full tile surrounds
- Walk-in showers in all Master Ensuites (2 bedroom units)
- Premium Delta bathroom fixtures in all units
- Matching towel bars and hardware
- Quartz square edge countertops
- Full width mirror above vanity

INTERIOR FINISHES IN COMMON AREAS

- High Speed elevator service to parkade, lobby and all floors
- 5' wide pressurized hallways for efficient air circulation
- Textured commercial nylon carpet throughout corridors
- Painted entry door complete with lever handles and deadbolt
- Tile in lobby areas
- Flushmount mailboxes in lobby

EXTERIOR BUILDING FINISHES

- Smooth finish acrylic stucco with beautiful stone accents and base, plus stripped fir balcony columns
- Metal clad maintenance free windows and jamb extension
- Powder-coated aluminum railings
- Dura-deck or polyurethane coating on balconies
- Min. 25 year roof shingle
- Extensively landscaped grounds including in-ground irrigation system

HVAC AND ELECTRICAL FEATURES

- In-floor radiant heating throughout suite
- Structured wiring with Telus Optik High Speed fibre optic network
- Smart wiring for HDTV in every unit
- Hardwired smoke alarms
- Fireplaces optional in some suites
- Air conditioning optional in all suites

PLUMBING FEATURES

- Stainless steel double compartment kitchen sink with single lever tap
- Chrome single lever tub faucets and double handle sink faucets throughout
- PEX plumbing pipe for all domestic water supply lines, providing quieter plumbing operation
- All plumbing stacks contained within insulated wall assemblies

BUILDING LIFE SAFETY FEATURES

- Personal identity proximity card readers at main entry points
- State of the art video surveillance at key access points to building
- Safe City parkade including painted walls, columns and ceilings
- Mirrors eliminating blind spots in parkade
- Higher level of lighting in parkade
- Sprinklered building including parkade

HOME WARRANTY AND MAINTENANCE

- All units and common property are protected by National Home Warranty Program 1, 2, 5, 10 year extensive coverage
- Conasys Homeowner Information and Maintenance Package provided to all owners on move-in, detailing every product installed in your home and how to care for and maintain those products



Fitness & Recreation

- 1) Curves Country Hills
- 2) World Health
- 3) Curves Panorama
- 4) Goodlife Fitness
- 5) Sports and Health Complex
- 6) Country Hills Golf Club
- 7) Silver Springs Golf & Country Club
- 8) McCall Lake Golf Course

Restaurants & Cafes

- 9) Tim Hortons
- 10) Starbucks Coffee
- 11) Pizza Hut
- 12) Hawkwood Palace Restaurant
- 13) Edgemont Bar & Grill
- 14) Chicago Deep Dish Pizza
- 15) Tim Hortons
- 16) Symons Valley Ranch
- 17) Pizza Hut
- 18) Starbucks Coffee
- 19) McDonalds Restaurant
- 20) Western Express Pizza
- 21) Little Caesars
- 22) MacEwan Thai Foods
- 23) Pizza 22

Shopping

- 24) Beacon Hill Shopping Centre - 60+ Stores
Costco
- 25) Creekside Shopping Centre - 44+ Stores
- 26) Country Hills Village Shopping Centre - 18 Stores
- 27) Hamptons Co-op Shopping Centre
- 28) Real Canadian Superstore
- 29) New Bollywood Movies & Grocery
- 30) Real Canadian Superstore
- 31) T & T Supermarket
- 32) Rexall Drugs
- 33) Deerfoot Mall

Entertainment

- 34) Empire Studio 16

Schools

- 35) Hidden Valley School - French Immersion
- 36) Valley Creek Middle School
- 37) St Elizabeth Seton School (K-9)